

MUNICIPAL BUILDING COMMITTEE (MBC) meeting

**Richmond Free Public Library
2821 State Road, Richmond, MA
Tuesday, May 28, 2019 5:30 pm**

Call to order: 5:30 pm

Members in attendance: Pat Callahan, Stephanie Beling, Kathryn Wilson, Roger Manzolini, Mark Gross, Peter Cohen, Dick Stover, Gloria Morse **Guests in attendance:** Neil Pilson, Kristin Smith, Nanci McConnell

Approval of minutes of April 16, 2019 meeting – amended to add Gloria Morris as in attendance, minutes approved with that modification

Design Review procedures – approval by Board of Selectmen moved from their 5/22 meeting to their next meeting on 5/30.

Peter Cohen and Kathryn Wilson will attend that meeting as BMC representatives:

- to recommend to the BOS approve the Design Review procedures
- ask that the current MBC members be named as the Building Committee
- and ask about the planned engineering study on the current Town Hall, reminding them that under 30B regulations, they are NOT required to put this study out to bid, but can ask one or two firms to be sure that they get a good price on the study

OPM RFQ: We have three names of Owner's Project Managers who have been recommended by other libraries and by Mark Pruhenski, who was given a recommendation from Williamstown on their OPM. Names include:

- Dan Pallotta, Project Planning Professionals (Plymouth, MA area) – recommended by the Monterey Library
- Architectural Consulting Group (New Bedford, MA) – strongly recommended by the Williamstown Police Station project
- D.A. Sullivan & Sons (Northampton, MA) – strongly recommended by the librarian at the South Hadley Public Library
- Other names brought up at the meeting: Clark & Green (Great Barrington), and Mark Gross has a contact from Stockbridge which he will follow up and report back.

Discussion of Town Meeting presentations: feedback is that there was a good reception to both presentations. Some questions were asked at the "Baby Town meeting" where Kathryn presented. No questions were asked at the large town meeting. Confirmation from those in attendance seemed to indicate a positive response from the residents.

Next steps:

- Get an RFQ (request for qualifications) approved by the BOS and town lawyer. It will be posted to advertise for an OPM as early in June as possible. An interim Richmond Town Administrator will, hopefully, be hired at the 5/30 BOS meeting to start on 6/1. Leading candidate has much experience in building projects and can help guide us through this.
- OPM will help with the design process of either Library/Community Center/Town offices or just a Library/Community Center building, depending on the results of the findings in the engineering study of the current town hall.
- Nanci McConnell, library trustee, gave an update on MBLC news. We are still waiting to get budget answers in July for library building funding projects and are ready to make our application if any funds become available.
- Roger and Neil said that they hope to have the engineering study and the money needs in the next two months – regarding handicap accessibility, bathroom upstairs, secure space, septic needs....

Next meeting: Tuesday, June 18, 2019 at 5:30 pm at the Richmond library

Meeting adjourned: 6:40 pm